

# Winnetka Senior Apartments

20750 Sherman Way  
Los Angeles, CA 91306  
(Winnetka City)

Targeted Population -  
Chronically Homeless Seniors (ages 62+)  
with Special Needs

95 - One Bedroom Units



## Tenant Eligibility Criteria for MHSA UNITS:

- Annual household income of 15% to 20% Average Median Income (AMI)
- Must meet the Federal definition of “homeless” or “chronic homeless.”<sup>1</sup>
- Must enrolled in an Older Adult Full Service Partnership (FSP) program
- Must be certified by Department of Mental Health – Housing Policy and Development.
- Certification Application along with chronic homeless verification must be submitted by Case Manager for MHSA unit.
- Must be at least 62+ years of age at time of move-in.

Winnetka Senior Apartments is a 95-unit older adult permanent supportive housing development located in Winnetka City. This project will provide **15 MHSA** funded units for homeless and chronically homeless older adults who meet the aforementioned eligibility criteria. ***The Winnetka Senior Apartments are all one bedroom units, with the following amenities: laundry rooms, community rooms, computer room, garden, on-site supportive services, and much more!***

Housing Policy & Development (HP&D) will begin accepting Certification Applications 30. HP&D will process certification applications within 10 business days including faxing a copy of the approved certification to the referring agency. Rental applications will be accepted on a first-come-first-serve basis, and may be downloaded from the Department's website, ([www.dmh.lacounty.gov](http://www.dmh.lacounty.gov)), along with other required documents.

## HOW TO APPLY:

1. If the prospective tenant meets the eligibility criteria listed above, the case manager should download and complete the following MHSA forms:
  - a. MHSA Housing Certification Application
  - b. Verification of Homeless Form
  - c. Use/Disclosure of Protected Health Information (PHI Release Form)
  - d. Verification VI-SPDAT Survey Administration & Performance Management System Entry form
  - e. Certification of Residence in a Homeless Facility form (if applicable)
2. Prospective tenants must be entered into the Coordinated Entry System (CES)
3. Fax the Certification Application packet to HP&D (213) 637-2336, **ATTN: Housing Coordinator**. Once processed, HP&D will fax a confirmation of the certification to the property management and Referral Source identified on the MHSA Housing Certification Application form.



### <sup>1</sup>Federal Definition of Homelessness –

1. an individual who lacks a fixed, regular, and adequate nighttime residence; and
2. an individual who has a primary nighttime residence that is -
  - A. a supervised publicly or privately operated shelter designed to provide temporary living accommodations (including welfare hotels, congregate shelters, and transitional housing for the mentally ill);
  - B. an institution that provides a temporary residence for individuals intended to be institutionalized; or
  - C. a public or private place not designed for, or ordinarily used as, a regular sleeping accommodation for human beings.

### Federal Definition of Chronic Homelessness –

1. 365 consecutive days or one continuous year of HUD homelessness; OR
2. 4 episodes of HUD homelessness in 3 years
3. must have a disability

